IN OR 802 PG 783
RECIPROCAL ESMT PT OR 803/1773
ESMT OR 1457/909

HARRISON GEORGE WAYNE
3000 NORTH ATLANTIC AVE #14
DAYTONA BEACH, FL 32118

2023

25-2N-28-0000-0002-0400

NASSAU COUNTY PROPERTY

BUILDING CHARACTERISTICS

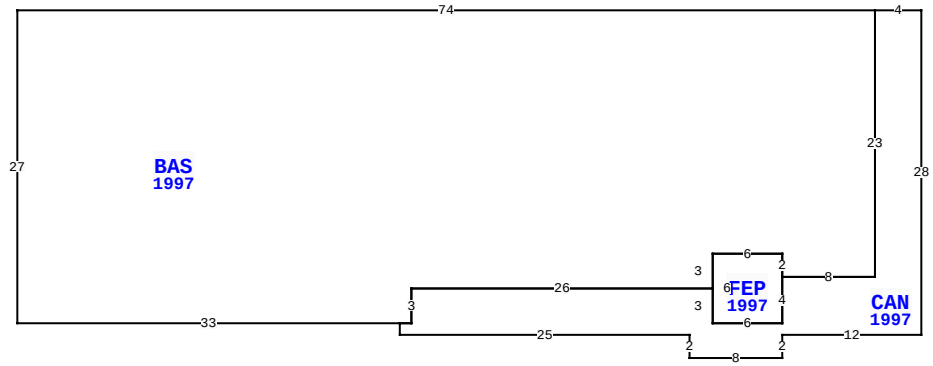
ELEMENT	CD	CONSTRUCTION
Exterior Wall	20	FACE BRICK 70
Exterior Wall	28	GLASS THRM 30
Roof Structur	09	RIDGE FRME 100
Roof Cover	04	BUILT-UP 100
Interior Wall	05	DRYWALL 100
Interior Floo	15	HARDTILE 100
Ceiling	01	FIN.SUSPD 100
Air Condition	04	ROOF TOP 100
Heating Type	04	AIR DUCTED 100
Fixtures		13 100
Frame	03	MASONRY 100
Story Height		12 100
RMS		5 100
Stories	1.	1. 100
Units		0 100
Occupancy	OO	OWNER OCC 100
Quality	03	Quality Level 03
DOR CODE	2100	RESTAURANTS/CAFE
MAP NUM		MKT AREA 04
NEIGHBORHOOD/LOC	4002.00	

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	1,852	100	1,852	351,021
CAN	279	30	84	15,921
FEP	36	80	29	5,497
TOTALS	2,167		1,965	372,438

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
2101	04	1,965	133.6650	236.92	465,548	1997	2000	0	0	0	20.00	80.00

1 RSTARANT 1 – 0% - 0 Heated Area: 1881 HX Base Yr



463949 SR 200, YULEE

BLD DATE	11/27/2019 KK	LGL DATE	
XF DATE	11/27/2019 KK	LAND DATE	11/27/2019 KK
INC DATE		AG DATE	

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 4	Tax Dist:
BUILDING MARKET VALUE	372,438
TOTAL MARKET OB/XF VALUE	22,223
TOTAL LAND VALUE - MARKET	200,000
TOTAL MARKET VALUE	594,661
SOH/AGL Deduction	169,500
ASSESSED VALUE	425,161
TOTAL EXEMPTION VALUE	0
BASE TAXABLE VALUE	425,161
TOTAL JUST VALUE	594,661
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	447,909

PERMIT NUM	DESCRIPTION	AMT	ISSUED
18006842	REMODEL	67,800	11/27/2018
972391	NEW CONSTR	0	05/01/1997
973851	NEW CONSTR	210,000	03/01/1997

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
0802/0783	8/08/1997	WD	U	I	12	500,000
GRANTOR: R & J FOODS INC						
GRANTEE: HARRISON GEORGE WAY						
0777/1700	11/26/1996	WD	Q	V		100,000
GRANTOR: BUCHANAN PETROLEUM IN						
GRANTEE: R & J FOODS INC						

BUILDING NOTES

BUILDING DIMENSIONS

BAS=[YR=1997] W74 S27 E33 CAN=[YR=1997] S1 E25 S2 E8 N2 E12 N28 W4 S23 W8 FEP=[YR=1997] N2 W6 S6 E6 N4$ S4 W6 N3 W26 S3 W1$ E1 N3 E26 N3 E6 S2 E8 N23$.

EXTRA FEATURES

LN	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1	1127	BRICK 8"	0	0	9	5	45.00	SF	11.00	11.00	100	1997	1997	3	93	460	
2	1123	CB 8"	0	0	48	5	240.00	SF	6.15	6.15	100	1997	1997	3	75	1,107	
3	0381	COOLER	0	0	6	12	72.00	SF	82.50	82.50	100	1997	1997	3	42	2,495	
4	0383	FREEZER	0	0	6	12	72.00	SF	105.00	105.00	100	1997	1997	3	42	3,175	
5	0400	CONC CURB	0	0	0	0	110.00	LF	15.00	15.00	100	1997	1997	3	81	1,337	
6	0402	CONC BUMPE	0	0	0	0	19.00	UT	25.00	25.00	100	1997	1997	3	81	385	
7	0811	CONCRETE B	0	0	0	0	678.00	SF	5.20	5.20	100	1997	1997	3	75	2,644	
8	0803	ASPHALT C	0	0	0	0	9,613.00	SF	2.00	2.00	100	1997	1997	3	50	9,613	
9	1127	BRICK 8"	0	0	0	0	90.00	SF	11.00	11.00	100	1997	1997	3	93	921	
10	0098	AWNING MTL	0	0	11	3	33.00	SF	13.00	13.00	100	1997	1997	3	20	86	

TOTAL OB/XF 22,223

LAND DESCRIPTION

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	002100	C	RESTAURANT	0	0004	PUD	100.00	200.00	20,000.00	SF		1.00	1.00	1.00	10.00	10.00	200,000							

REVIEW DATE 11/27/2019 BY KK Total Acres: 0.00 Total Land Value: 200,000 Market: 0 Agricultural: 0 Common: 200,000 PRINTED 08/02/2023 BY SYS